



# PLANNING AND ZONING COMMISSION TENTATIVE AGENDA

Wednesday, November 5, 2025

4:00 PM

Public Meeting Room\* - Story County Administration (900 6th Street) - Nevada, Iowa  
**THIS MEETING IS OPEN TO THE PUBLIC PURSUANT TO CHAPTER 21 IOWA CODE.**

1. CALL TO ORDER; REGULARLY SCHEDULED COMMISSION MEETING
2. ROLL CALL/QUORUM DETERMINED
3. APPROVAL OF AGENDA
4. APPROVAL OF MINUTES

Documents:

[10-01 PZC MINUTES.PDF](#)

5. PUBLIC COMMENT

This is the time for members of the public to offer comments concerning matters not scheduled to be heard before the Planning and Zoning Commission.

6. OLD BUSINESS
7. NEW BUSINESS

- 7.I. 2026 Meeting Schedule

Documents:

[2026 MEETING SCHEDULE...PDF](#)

8. PUBLIC HEARINGS

- 8.I. Discussion And Consideration Of CUP25-000043 Story County Wind Repower - Marcus Amman

Documents:

[STORY COUNTY II WIND ENERGY CENTER REPOWER PROJECT -  
CONDITIONAL USE PERMIT APPLICATION FOR STORY COUNTY, IOWA  
20OCT2025.PDF](#)  
[APPENDIX A - PROJECT AREA PARCEL LIST.PDF](#)  
[APPENDIX B - SITE PLAN.PDF](#)  
[APPENDIX C - CONSENT DOCUMENTS.PDF](#)  
[APPENDIX E - ACOUSTICS ANALYSIS.PDF](#)  
[APPENDIX F - SHADOW FLICKER REPORT.PDF](#)  
[APPENDIX G - SETBACK ANALYSIS.PDF](#)  
[APPENDIX I - EXISTING RESOURCES INVENTORY.PDF](#)  
[APPENDIX J - LOCATION OF KNOWN TOWERS.PDF](#)

9. COMMENTS

Staff  
Commission

10. ADJOURNMENT

## INSTRUCTIONS TO PARTICIPATE IN VIRTUAL MEETINGS

[https://us02web.zoom.us/j/89388521573?  
pwd=18Uzb7c9U9x7TaXqvKSBMZ8Nt3ESC0.1](https://us02web.zoom.us/j/89388521573?pwd=18Uzb7c9U9x7TaXqvKSBMZ8Nt3ESC0.1)

**Webinar ID:** 893 8852 1573

**Passcode:** 160081

**Dial in Number:** 312-626-6799

\*Story County strives to ensure that its programs and activities do not discriminate on the basis of race, color, national origin, sex, age or disability. Persons requiring assistance, auxiliary aids or services, or accommodation because of a disability may contact the county's ADA coordinator at (515) 382-7204.

\*\*For further information on these cases, contact the Story County Planning and Development Department at [PZWeb@storycounty.com](mailto:PZWeb@storycounty.com) or by phone at (515) 382-7245. Case Files, including exact property locations, may be inspected in the Story County Planning and Development Department located in the Story County Administration Building, 900 6th Street, Nevada, Iowa.